

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
12		IRVING ST, ARLINGTON

## OWNERSHIP

Owner 1:	WILKINSON SARAH L				
Owner 2:					
Owner 3:					
Street 1:	12 IRVING STREET				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry		Own Occ:	Y
Postal:	02476			Type:	

## PREVIOUS OWNER

Owner 1:	IVANOV YUI A -		
Owner 2:	WILKINSON SARAH L -		
Street 1:	12 IRVING STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

## NARRATIVE DESCRIPTION

This parcel contains .162 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1950, having primarily Clapboard Exterior and 1591 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

### LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.16178	Total SF/SM:	7047	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON		Total:	539,857	Spl Credit		Total:	539,900
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD****ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

Total Card /

Total Parcel

819,400 /

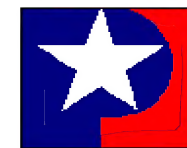
**819,400**

819,400 /

**819,400**

819,400 /

**819,400**



**Patriot**  
Properties Inc.

**USER DEFINED**

	Prior Id # 1:	84367
	Prior Id # 2:	
	Prior Id # 3:	
2	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
6	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

### ACTIVITY INFORMATION

Date	Result	By	Name
4/23/2018	Meas/Inspect	BS	Barbara S
3/23/2009	Inspected	189	PATRIOT
2/11/2009	Measured	372	PATRIOT
11/16/2002	MLS	MM	Mary M
11/8/1999	Meas/Inspect	243	PATRIOT
7/30/1992		KT	

Sign:
VERIFICATION OF VISIT NOT DATA
\_/\_/\_/\_

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	7047.000	278,600	900	539,900	819,400
Total Card	0.162	278,600	900	539,900	819,400
Total Parcel	0.162	278,600	900	539,900	819,400
Source: Market Adj Cost		Total Value per SQ unit /Card:		514.96	/Parcel: 514.9

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	278,600	900	7,047.	539,900	819,400		Year end	12/23/2021
2021	101	FV	269,400	900	7,047.	539,900	810,200		Year End Roll	12/10/2020
2020	101	FV	269,400	900	7,047.	539,900	810,200	810,200	Year End Roll	12/18/2019
2019	101	FV	216,400	1000	7,047.	569,800	787,200	787,200	Year End Roll	1/3/2019
2018	101	FV	216,400	1000	7,047.	419,900	637,300	637,300	Year End Roll	12/20/2017
2017	101	FV	216,400	1000	7,047.	401,900	619,300	619,300	Year End Roll	1/3/2017
2016	101	FV	216,400	1000	7,047.	371,900	589,300	589,300	Year End	1/4/2016
2015	101	FV	203,100	1000	7,047.	311,900	516,000	516,000	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

**PAT ACCT.**

[illegible]

